

The regular meeting of the Souderton Planning Commission was called to order at 7:00 pm on the above date by Chairman William Maxwell. Other Commission members present included Thomas Rosenberger, Andrew Schlosser, Barry Stoltzfus and Roy Zeiher. The meeting was also attended by Borough Manager P. Michael Coll, Hannah Mazzaccaro of the Montgomery County Planning Commission, Mayor John R. Reynolds and Borough Council members Jeffrey Gross and Steven Toy.

Since this is the first meeting of the 2010 calendar year, Chairman Maxwell turned the meeting over to P. Michael Coll to preside over the election of officers. The floor was opened for nominations for the position of Chairman for the 2010 calendar year. Roy Zeiher nominated William Maxwell for Chairman. A motion was then made by Barry Stoltzfus, seconded by Andrew Schlosser, to close the nominations for Chairman. The motion was approved by unanimous vote.

Michael Coll opened the floor for nominations for the position of Vice-Chairman. Barry Stoltzfus nominated Roy Zeiher. A motion was then made by Andrew Schlosser, seconded by Barry Stoltzfus, to close the nominations for Vice-Chairman. The motion was approved by unanimous vote.

The floor was then opened for the position of Secretary. Andrew Schlosser nominated Barry Stoltzfus. A motion was then made by Andrew Schlosser, seconded by Thomas Rosenberger, to close the nominations for Secretary. The motion was approved by unanimous vote.

Michael Coll turned the meeting over to Chairman William Maxwell at 7:05 pm to preside over the remainder of the meeting. Chairman Maxwell expressed his appreciation to the members of the Planning Commission for their continued support.

Commission members reviewed the minutes of the last Planning Commission meeting held on Wednesday, October 21, 2009. A motion was made by Thomas Rosenberger and seconded by Roy Zeiher, to approve the minutes of the October 21, 2009 meetings as prepared. The motion was approved.

Chairman Maxwell noted that there is no old business for consideration and the primary item for consideration at this meeting is review and comment on the proposed new C-2 Commercial Zoning Ordinance and extension of the C-2 District along Main Street and east towards Second Street. A separate sub committee has been working on this project for a number of months with Montgomery County Planner Hannah Mazzaccaro.

Hannah Mazzaccaro reviewed the final draft of the new C-2 Commercial District along with the proposed Zoning Map revisions concerning the expanded district. The final draft included an expanded definition for an apartment as a combined use and also added a definition for an extended stay hotel use. An indoor recreation facility was also added as a conditional use.

Following considerable discussion, a motion was made by Andrew Schlosser, seconded by Roy Zeiher, to recommend approval of the proposed C-2 Limited Commercial/Residential District and the expansion of the district as proposed with the revised Zoning Map. The motion was approved by unanimous vote.

Borough Manager Michael Coll and Planner Hannah Mazzaccaro updated planning commission members on the status of the Souderton-Telford Revitalization Plan update.

There being no further business, the meeting was adjourned at 8:00 pm.

Respectfully submitted,

P. Michael Coll, Recording Secretary